

John M. Bredemeyer III, President  
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**BOARD OF TOWN TRUSTEES  
TOWN OF SOUTHDOLD**

**AGENDA**

**Wednesday, December 16, 2015**

**5:30PM**

CALL MEETING TO ORDER  
PLEDGE OF ALLEGIANCE

NEXT FIELD INSPECTION: Thursday, January 14, 2016 at 8:00 AM  
NEXT TRUSTEE MEETING: Wednesday, January 20, 2016 at 5:30 PM  
ORGANIZATIONAL MEETING: Tuesday, January 5, 2016 at 9:00AM  
WORK/TRAINING SESSION: Tuesday, January 5, 2016 at 11:00AM  
WORK SESSIONS: Tuesday, January 19, 2016 at 5:30 PM at Downs Farm, and on  
Wednesday, January 20, 2016 at 5:00 PM at the Main Meeting Hall

MINUTES: Approve Minutes of November 18, 2015

- I. **MONTHLY REPORT:** The Trustees monthly report for November 2015. A check for \$8,518.70 was forwarded to the Supervisor's Office for the General Fund.
- II. **PUBLIC NOTICES:** Public Notices are posted on the Town Clerk's Bulletin Board for review.

III. **STATE ENVIRONMENTAL QUALITY REVIEWS:**

RESOLVED that the Board of Trustees of the Town of Southold hereby finds that the following applications more fully described in Section VI Public Hearings Section of the Trustee agenda dated Wednesday, December 16, 2015, are classified as Type II Actions pursuant to SEQRA Rules and Regulations, and are not subject to further review under SEQRA:

Mark King – SCTM# 1000-106-4-5

Peter Sakas – SCTM# 1000-53-5-12.6

V.R Weile Revocable Trust, c/o V. Regi Weile – SCTM# 1000-21-2-11

Eileen T. McGuire Revocable Trust – SCTM# 1000-86-2-1.4

Peter Nathanson – SCTM# 1000-20-3-9.2

#### IV. RESOLUTIONS - ADMINISTRATIVE PERMITS:

1. **BARBARA REHREN** requests an Administrative Permit for the clearing performed within a 50' wide Non-Disturbance buffer area; and to further clear invasive poison ivy and vegetation within the buffer and re-vegetate area with native plantings. Located: 155 Breakwater Road, Mattituck. SCTM# 1000-113-3-4
  
2. **DOMINIC NICOLAZZI** requests an Administrative Permit to make a berm cut in order to access the public road, and install an approximately 8 foot wide curricular pervious driveway. Located: 105 Waterview Drive, Southold. SCTM# 1000-78-7-9
  
3. **BRIAN PARKER** requests an Administrative Permit to install four (4) 12'x14' floating platform upwellers (FLUPSYS) against the existing bulkhead for raising juvenile shellfish. Located: 305 Williamsburg Drive, Southold. SCTM# 1000-78-5-15

#### V. APPLICATIONS FOR EXTENSIONS/TRANSFERS/ADMINISTRATIVE AMENDMENTS:

1. Patricia C. Moore, Esq. on behalf of **JOSEPH SCHUPLER** requests a Transfer of Wetland Permit #1565 from Lura Krueger to Joseph Schupler, as issued on September 8, 1982. Located: 3475 Wells Road, Peconic. SCTM# 1000-86-2-9
  
2. **AMY & RICHARD BRAUNSTEIN** request a Transfer of Wetland Permit #5162 from James & Linda Pape to Amy & Richard Braunstein, as issued on February 28, 2000, and Amended on December 17, 2014; and for an Administrative Amendment to Wetland Permit #5162 for the as-built reconstruction of a 4'x15' fixed ramp on the landward side of the existing 4'x71' fixed dock; and to modify the floating dock from an "L" to a "T" configuration. Located: 1885 Home Pike, Mattituck. SCTM# 1000-114-1-7.2
  
3. **MARY HOVEY** requests an Administrative Amendment to Administrative Permit #8596A for the removal of the existing gazebo and 8'x13' platform that is attached to the shed which will not to be replaced; and to relocate an existing second shed to outside Trustee jurisdiction. Located: 4500 Ole Jule Lane, Mattituck. SCTM# 1000-122-4-32

## **VI. PUBLIC HEARINGS:**

THIS IS A PUBLIC HEARING IN THE MATTER OF THE FOLLOWING APPLICATIONS FOR PERMITS UNDER THE WETLANDS ORDINANCE OF THE TOWN OF SOUTHOLD. I HAVE AN AFFIDAVIT OF PUBLICATION FROM THE SUFFOLK TIMES. PERTINENT CORRESPONDENCE MAY BE READ PRIOR TO ASKING FOR COMMENTS FROM THE PUBLIC.

PLEASE KEEP YOUR COMMENTS ORGANIZED AND BRIEF.  
FIVE (5) MINUTES OR LESS IF POSSIBLE

### **AMENDMENTS:**

1. **MARK KING** requests an Amendment to Wetland Permit #8585 for a full demolition of existing dwelling and foundation, and construction of new as per originally approved; and to install a new sanitary system. Located: 200 East Mill Road, Mattituck. SCTM# 1000-106-4-5

### **WETLAND & COASTAL EROSION PERMITS:**

1. Michael Kimack on behalf of **SOUTHOLD SUNSETS, LLC** requests a Wetland Permit and a Coastal Erosion Permit to demolish existing one-story dwelling, decks, enclosed porch, concrete walk, foundation and shed; construct a raised 1,600sq.ft. two-story dwelling on a piling system with the first floor elevation at 16ft., and a 1,104sq.ft. open deck covered porch along two sides with  $\pm 18'$  wide stairs to grade for a total first floor footprint of 2,704sq.ft.; a  $\pm 6' \times 5'$  side entry platform with 5' wide steps to grade; a 158.6sq.ft. second floor open deck; abandon existing sanitary system and install new sanitary system; install a storm management system; install a buried 500 gallon propane tank; and install buried electric service. Located: 4200 Kenny's Road, Southold. SCTM# 1000-54-4-3  
**POSTPONED**

### **WETLAND PERMITS:**

1. **WILLOW POINT ASSOCIATION, INC.** requests a Wetland Permit for a Ten (10) Year Maintenance Permit to maintenance dredge and widen the channel entrance to a depth of 5 feet below mean low low water; and place the resultant 500 cubic yards of dredge spoil on the upland portion of the association property. Located: 765 Willow Point Road, Southold. SCTM# 1000-56-5-28

2. Joel Daly General Contracting on behalf of **PETER SAKAS** requests a Wetland Permit to repair the foundation on the existing +/-12.6'x33.6' cottage with attached +/-7.6'x19' porch by removing and replacing four (4) courses of 8"x16" blocks onto existing footing in an approximately 12' area. Located: 65490 Route 25, Breezy Shores Cottage #16, Greenport. SCTM# 1000-53-5-12.6
  
3. Stromski Architecture, P.C. on behalf of **JACOB & JILL KUBETZ** request a Wetland Permit to demolish existing dwelling and construct new one-story dwelling with a 1,940 sq.ft. footprint that includes a 52 sq.ft. front covered porch, a 170 sq.ft. rear covered screened-in porch, and an access area to basement; for basement access area install two landscape block retaining walls, one being 80 linear feet ranging in height from 5.4' to 1.4' and the second being 43.1' linear feet ranging in height from 5.4' to 1'; install a 328 sq.ft. paved patio adjacent to screened-in porch; install a 2.10'x38.7' paved walkway from the rear patio to existing 20.3'x30.4' detached garage; existing detached garage framing to be repaired as needed; install a 2,029 sq.ft. gravel driveway; for the existing 3.3'x47.3' brick walkway to dock; reconstruct existing dilapidated dock by repairing existing 4.1'x11' fixed dock supported by (4) 8" diameter piles underneath the framed platform and surrounded by (6) 6" diameter piles that extend higher than the platform by some 36"-48"; construct a 4.1'x10' seaward extension to fixed dock supported by (4) 8" diameter piles underneath the framed platform and surrounded by (6) 6" diameter piles that extend higher than the platform by some 36"-48"; and install an 8'x10' floating platform anchored by 6" diameter piles. Located: 1600 North Oakwood Drive, Laurel. SCTM# 1000-127-6-10
  
4. **V.R. WEILE REVOCABLE TRUST, c/o V. REGI WEILE** requests a Wetland Permit for the existing 3' wide bluff stairs with associated 12.5'x4' top landing, an 11.7'x3' upper landing, a 18.2'x3' middle landing, a 4'x3' lower landing, and 8.2'x12' deck with 3' wide steps to beach at bottom of bluff stairs; and for the existing 9.4'x14.4' shed on beach. Located: 905 Aquaview Avenue, East Marion. SCTM# 1000-21-2-11
  
5. Samuels & Steelman Architects on behalf of **DENNIS DONLIN** requests a Wetland Permit for the existing 1,750 sq.ft. one-story dwelling with existing 612 sq.ft. attached wood deck; construct a 10'x10' wood deck at the landward side of existing dock; install a 4'x38' wood walkway from new deck to new stone terrace; install a 10'x10' stone paving on concrete slab terrace at the 10' contour with a 7'x14'x5'x2' wide retaining wall; install a ±4' wide, 754 sq.ft. stone paving on concrete slab walkway from terrace to dwelling and driveway; re-grade land above the 7' contour in the area of the new stone walkway and terrace; demolish and remove existing wood stairs landward of dock; install 11.2' diameter (100sq.ft.) stone paving on concrete slab terrace at the 12' contour seaward of dwelling; install stepping stone walkway between stone terrace and existing deck attached to dwelling; install a 9.2'x10.8' stone paving on concrete slab terrace against

the seaward side of dwelling; install drywells for rainwater containment; re-grading of land in the area of proposed pool; construct new 18'x25' swimming pool; install an 8' sq. hot tub; install an irregular shaped (14', 24'x38.6', 635 sq.ft.) stone paving on concrete slab pool terrace; install 70 linear feet of retaining walls south of the residence; install pool enclosure fencing; removal of existing trees and plants and planting of new landscape plants between the 4' and 12' contour; and install a line of staked hay bales and/or silt fencing prior to and during construction. Located: 8417 Skunk Lane, Cutchogue. SCTM# 1000-104-3-12

6. Jeffrey Patanjo on behalf of **THOMAS MACARI** requests a Wetland Permit to construct a 106 linear foot vinyl retaining wall with a 12' return; and install a 10' wide non-turf buffer along the landward edge of the retaining wall. Located: 1320 Little Peconic Bay Road, Cutchogue. SCTM# 1000-111-14-19
  
7. En-Consultants on behalf of **EILEEN T. McGUIRE REVOCABLE TRUST** requests a Wetland Permit to construct an elevated fixed timber dock, using open-grate decking consisting of a 4'x100' fixed timber catwalk that includes a 4'x12' fixed ramp at landward end, and a 4'x12' fixed "T" section with a ladder attached to seaward end of catwalk for an overall length of 104'; and to clear and maintain a 4' wide access path from road to proposed dock. Located: 1675 Wells Road, Peconic. SCTM# 1000-86-2-1.4
  
8. Michael Kimack on behalf of **RICK NAPPI** requests a Wetland Permit for the demolition of existing dwelling with foundation to remain; construct a two-story (1,140sq.ft. first floor, 786.25sq.ft. second floor) dwelling with a 110.5sq.ft. second story deck onto foundation; remove and reconstruct concrete stoop on southeast corner of dwelling; add two (2) cellar windows airways to south side of foundation; and install gutters to leaders to drywells to contain runoff. Located: 5210 Great Peconic Bay Boulevard, Laurel. SCTM# 1000-128-2-22
  
9. Patricia C. Moore, Esq. on behalf of **TOM & PAULETTE GIESE** request a Wetland Permit to install a 16'x32' in-ground swimming pool; install a pool equipment area and a drywell for the pool; install an 850 sq.ft. blue stone patio around pool located a minimum of 4' away from property line; install 4.5' high pool enclosure fencing around patio; for the existing 50.3'x34.3' two-story dwelling with existing 14.2'x14.2' attached deck on side of dwelling; and install a line of staked hay bales and/or silt fencing prior to and during construction. Located: 2195 Nassau Point Road, Cutchogue. SCTM# 1000-104-13-4

10. Patricia C. Moore, Esq. on behalf of **PETER NATHANSON** requests a Wetland Permit to install a 16'x32' in-ground swimming pool; install 3' wide decking around pool; install 4.5' high pool enclosure fencing; install a drywell for pool backwash; and install a line of silt fencing and/or staked hay bales prior to construction. Located: 37900 Route 25, Orient. SCTM# 1000-20-3-9.2
  
11. Patricia C. Moore, Esq. on behalf of **KONSTANTINOS ZOITAS** requests a Wetland Permit to construct a 4'x52' set of bluff stairs to beach with 6 landings consisting of a 4'x4' top landing, one 4'x4' upper mid landing, one 4'x6' upper mid landing, two 4'x4' lower mid landings, and one 4'x8' bottom landing with 4' wide steps to grade. Located: 980 The Strand, East Marion. SCTM# 1000-30-2-78  
**POSTPONED**
  
12. Patricia C. Moore, Esq. on behalf of **DAVE BOFILL** requests a Wetland Permit for the existing 9.1'x11.4' shed with wood ramp; existing ±4'x23' wood steps on south side of property and 4'x10' wood steps on north side of property, both seaward of top of bank; existing 4'x4' landing with 4'x24' steps to 4'x10' wood walk to irregularly shaped 12'x42' wood deck to a step, and 10'x15' wood deck with 8.7'x11.8' shed on deck; existing 13' long wood tie wall; along seaward side of toe of bank the remains of 22' of wood bulkhead; and existing 48' of functional wood bulkhead. Located: 5785 Vanston Road, Cutchogue. SCTM# 1000-118-1-1.4  
**POSTPONED**